THE HADDON TOWNSHIP PLANNING/ZONING BOAD

MINUTES

MONDAY AUGUST 19, 2013

WORK SESSION AND SPECIAL REGULAR MEETING

Flag salute \*\* Confirmation of Sunshine Law

A work session and special regular meeting of the Planning/Zoning Board of the Township of Haddon held on Monday August 19, 2013 in the Municipal Buildings, 135 Haddon Avenue in said Township, compliance with Public law 1975 was confirmed and was reported that the secretary had sent notice of meeting, along with copies of the agenda to the Courier-Post and The Retrospect newspapers, and two copies were posted on the bulletin boards in the Municipal Building.

Roll Call

 Richard Rotz Present

 Joseph Iacovino Present

 Suzanne Discher Present

 Linda Rohrer Arrived 7:47 P.M.

 Frank Monzo Present

 Marguerite Downham Present

 Wayne Chang Excused

 Commissioner John Foley Excused

 James Stevenson Present

 Nicholson Mink Arrived 7:40 P.M.

 Charles Pusatere Excused

 William Wambach Present

 Chris Jandoli Excused

Also Present

Donald Cofsky – Solicitor

Lee Palo – Zoning Officer

Gregory Fusco – Township engineer

Meeting was called to order by Chair Rotz at 7:36 p.m.

Mr. Rotz announces that this is the work session of tonight’s meetings.

Old Business: None

New Business: Application 13-014, 916 W Redman Avenue, Block 15.02 Lot 9 Zone R-1, Brian and Megan Morehead. Applicant is seeking permission to construct a front porch addition. The setback requirement is 30 feet front yard; the applicant only has 26 feet. Requesting relief of 4 feet and any and all other variances deemed necessary to approve this application.

Mrs. Morehead explained that they are making several changes to their property.

The board replied that the applicant will need to bring in pictures of the neighborhood and her property,

Updated survey

At the regular meeting explain the hardship, or why this plan is the best plan.

The board deemed this application complete and can appear at the next regular schedule meeting.

With no further business tonight for work session a motion by Frank Monzo to adjourn the work session seconded by James Stevenson. All members present voted in the affirmative motion carried, meeting adjourned 7:55 p.m.

**Regular meeting of the Planning/Zoning Board**

**Old Business**: None

**New Business**: None

**Other Business**: To consider Proposed settlement of litigation and approval of litigation settlement agreement.

Mr. Cofsky explained that the court hearing for the fair share housing and Township of Haddon and Rose Hill is tomorrow August 20, 2013. You have all been given a copy of the proposed settlement agreement.

MR. Rotz asked if anyone had and questions.

Mr. Cofsky briefly gave background on this entire site.

Due to the fact that the Planning/Zoning Board gave Preliminary and final site plan approval the board is a part of the entire procedures.

Mr. Cofsky explained that everything that was agreed to be still on, the site plan is still in place, the parking, the construction, the landscaping. The settlement is for 8 units to be moderate to low income.

Mrs. Downham asked if there will be under Rent Control.

Mr. Cofsky replied – the 8 units will not, the rest will be under Rent Control.

Mr. Cofsky also explained that the settlement is for Rose Hill to have 8 Units for moderate to low income and that the Township of Haddon within 5 years will need to come up with an additional 4 units.

This is a good settlement because it ends litigation and the financial burden.

We need to go to court because this is called a Builders remedy and it can only be decided by the courts.

A motion by Frank Monzo to open the meeting to the public, seconded by James Stevenson. All members present voted in the affirmative. Motion carried.

Hearing no comments a Motion by Frank Monzo to close the public portion, seconded by James Stevenson. All members present voted in the affirmative. Motion carried.

A motion by Suzanne Discher to approve the Resolution of Litigation Settlement Agreement Review, in the matter of the application of the Township of Haddon, County of Camden, Docket L-514-09

Seconded by Joseph Iacovino. All members present voted in the affirmative. Motion carried.

Mr. Cofsky stated that this agreement has nothing to do with fieldstone.

A motion from Frank Monzo to open the meeting to the public, seconded by James Stevenson. All members present voted in the affirmative. Motion carried.

Hearing none a motion by James Stevenson to close the public portion, seconded by Frank Monzo. All members present voted in the affirmative. Motion carried.

**Resolution:**

A motion by James Stevenson to approve the Resolution 13-011 332 Westmont Avenue, Mr. Gregory Filosa. Seconded by Nick Mink. 8 members voted in the affirmative. One abstention. 0- nays Motion carried.

**Zoning Office Report** - Lee Palo

The board asked Mr. Palo to check 332 Westmont Ave and if the approval that was given to him is what he has followed.

Next meeting - Thursday September 5, 2013 Regular meeting

 Monday September 16, 2013 Work Session

With no further business to bring before the Planning/Zoning Board this evening, a motion by Frank Monzo to adjourn the meeting, seconded by James Stevenson. All members present vote in the affirmative. Motion carried.

Meeting adjourned – 8:25 P.M.

A CD of this meeting is available upon request.

Respectfully submitted

Bonnie Richards

Secretary